



tetris

TOWER

Object 1

The background features a dark blue gradient. On the left, there is a cluster of squares of varying shades of blue and grey, some with thin white outlines. On the right, a large, faint, light blue 'J' shape is visible, resembling a Tetris piece. The text 'tetris' is in a bold, lowercase sans-serif font, with 'TOWER' in a smaller, uppercase sans-serif font below it.

tetris

TOWER

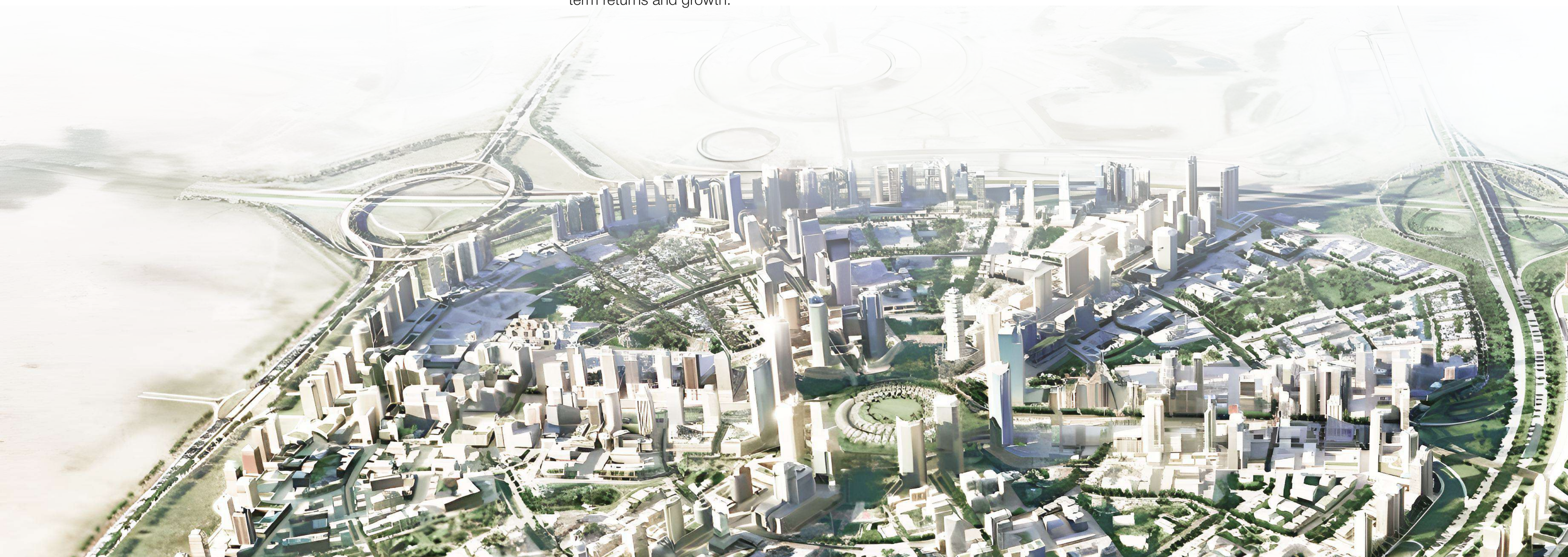
WHERE ART MEETS
MODERN LIVING – **ELEVATE YOUR LIFESTYLE**
IN THE HEART OF JVC

MASTER COMMUNITY

Jumeirah Village Circle (JVC) is a vibrant, family-friendly community in the heart of new Dubai, offering a blend of modern living and peaceful green spaces. With its central location, JVC provides easy access to key areas like Downtown Dubai and Dubai Marina, while maintaining a serene, residential atmosphere.

The community is ideal for families and young professionals, featuring a range of housing options, schools, parks, and essential services like supermarkets and clinics. Its affordability and strong rental demand make JVC an attractive choice for first-time buyers and investors, offering excellent potential for long-term returns and growth.

JVC has become a hotspot for real estate investment, thanks to its competitive pricing, high rental demand, and steady appreciation. With ongoing development and its strategic location, it offers excellent returns for investors seeking both short-term and long-term gains.



CONNECTED TO THE CITY



Attractions

- Dubai Miracle Garden – **9 minutes**
- Motiongate Theme Park – **25 minutes**
- Legoland Dubai – **27 minutes**
- The Walk JBR – **20 minutes**
- Palm Jumeirah – **22 minutes**

Golf clubs

- Jumeirah Golf Estates Golf Course – **15 minutes**
- Montgomerie Golf Course – **17 minutes**

Kids

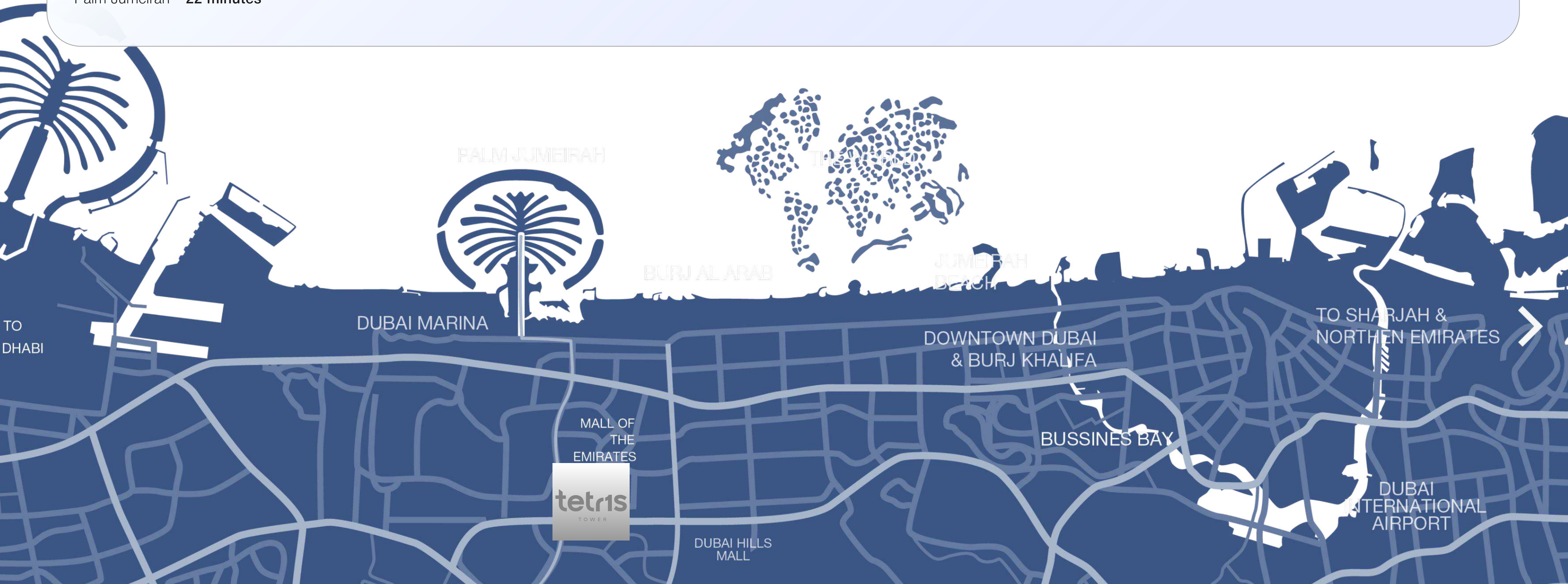
- Sunmarke School – **2 minutes**
- Arcadia School – **5 minutes**
- JSS International School – **12 minutes**
- GEMS Founders School – **18 minutes**

Hotels

- Novotel JVT – **2 minutes**
- Mövenpick Hotel JVT – **2 minutes**
- Aloft Me'aisam – **15 minutes**
- FIVE Jumeirah Village Hotel – **15 minutes**

Malls

- Circle Mall – **15 minutes**
- City Centre Meaisem – **11 minutes**
- Dubai Hills Mall – **17 minutes**
- Mall of the Emirates – **15 minutes**





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T O W E R

District 13, Jumeirah Village Circle

Building Description
Anticipated Handover
Anticipated Service Charge

G+3P+16 | RETAIL 1,2
Q2 2027
AED 15/Sq.Ft.

STUDIO	1 BEDROOM	1.5 BEDROOM	2,5 BEDROOM	TOTAL
47	33	106	15	201

Introducing an architectural marvel in JVC, Dubai, where modern living seamlessly blends with artistic flair. This unique residential tower captivates with its curved design, reflecting the essence of Dubai's luxury and innovation. The building's distinctive structure, featuring interconnected sections, symbolizes both unity and individuality, setting a new benchmark for contemporary living.



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Beyond its stunning exterior, this development offers a range of thoughtfully designed amenities to enhance residents' lifestyles. Every corner is carefully curated to cultivate a vibrant, enriching community. Whether starting the day with a jog or winding down with a peaceful evening stroll on the jogging track, or finding calm in the meditation area, wellness is at the core of life here.

The development also features an inviting infinity pool and a tranquil terrace-level pool, both designed for relaxation and rejuvenation. This isn't just a place to live – it's a community that elevates everyday living, creating an environment where residents truly thrive.



AMENITIES



LOBBY



INFINITY POOL



POOL DECK WITH
SUN LOUNGERS



KIDS POOL



CLUBHOUSE



KIDS PLAY
ROOM



OUTDOOR KIDS
PLAY AREA



GYM



OUTDOOR
SPORT



YOGA/MEDITATION
AREA



JOGGING
TRACK



SAUNA



STEAM



BBQ AREA



OUTDOOR
LOUNGE



TABLE GAMES
AREA



CINEMA



4-STOREY
PARKING



BICYCLE
PARKING



ROOF DECK AMENITIES



SKY INFINITY POOL

+



SKY POOL DECK WITH
SUN LOUNGERS

+



SKY LEISURE DECK

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LOUNGE LOBBY

The spacious bright lobby with a cozy soft lounge area and 24/7 concierge service welcomes residents and their guests, offering a sense of comfort and serenity.





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SKY INFINITY POOL

Dive into relaxation in our outdoor swimming pool with poolside sun loungers, where azure waters meet sun-kissed serenity



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KIDS PLAY ROOM

Ignite your child's imagination and creativity in our vibrant kids' playroom, where laughter echoes and friendships blossom amidst a world of interactive games and whimsical adventures

OUTDOOR KIDS PLAY AREA

Outdoor play area with just enough play elements to keep children busy and enough space to let them create their own worlds





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GYM

State-of-the-art sports equipment combines with a great view to boost residents' energy for one more prolific day in the city



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JOGGING TRACK

Stay active and refreshed on our scenic Jogging Track, surrounded by lush greenery. Ideal for morning runs or peaceful evening walks, this track offers a perfect escape for fitness and relaxation



YOGA/ MEDITATION AREA

Find peace and balance in our tranquil Yoga and Meditation space, designed for relaxation and mindfulness





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SAUNA

Experience ultimate relaxation and wellness in our sauna, a haven of soothing heat and rejuvenation where stresses melt away, leaving you refreshed and revitalized



STEAM

Relax and rejuvenate in our Steam Room, where soothing heat helps to detoxify and unwind after a workout or a long day, leaving you refreshed and revitalized



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CINEMA

A cozy space for family movie nights or watching sports with friends





CLUBHOUSE

A great place for socializing, playing games, and relishing the vibrant community of the residence



BBQ AREA & OUTDOOR DINING

Experience all the benefits of outdoor living without actually leaving the building. Relax with family or friends while preparing your favorite meals in a perfectly landscaped location.



OUTDOOR LOUNGE

Unwind in the stylish Outdoor Lounge, a cozy spot for socializing or enjoying the fresh air



ROOF DECK AMENITIES

Experience breathtaking rooftop views with the Sky Infinity Pool, relax on the sun loungers at the Sky Pool Deck, or unwind on the cozy Sky Leisure Deck for ultimate outdoor enjoyment

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GROUND FLOOR

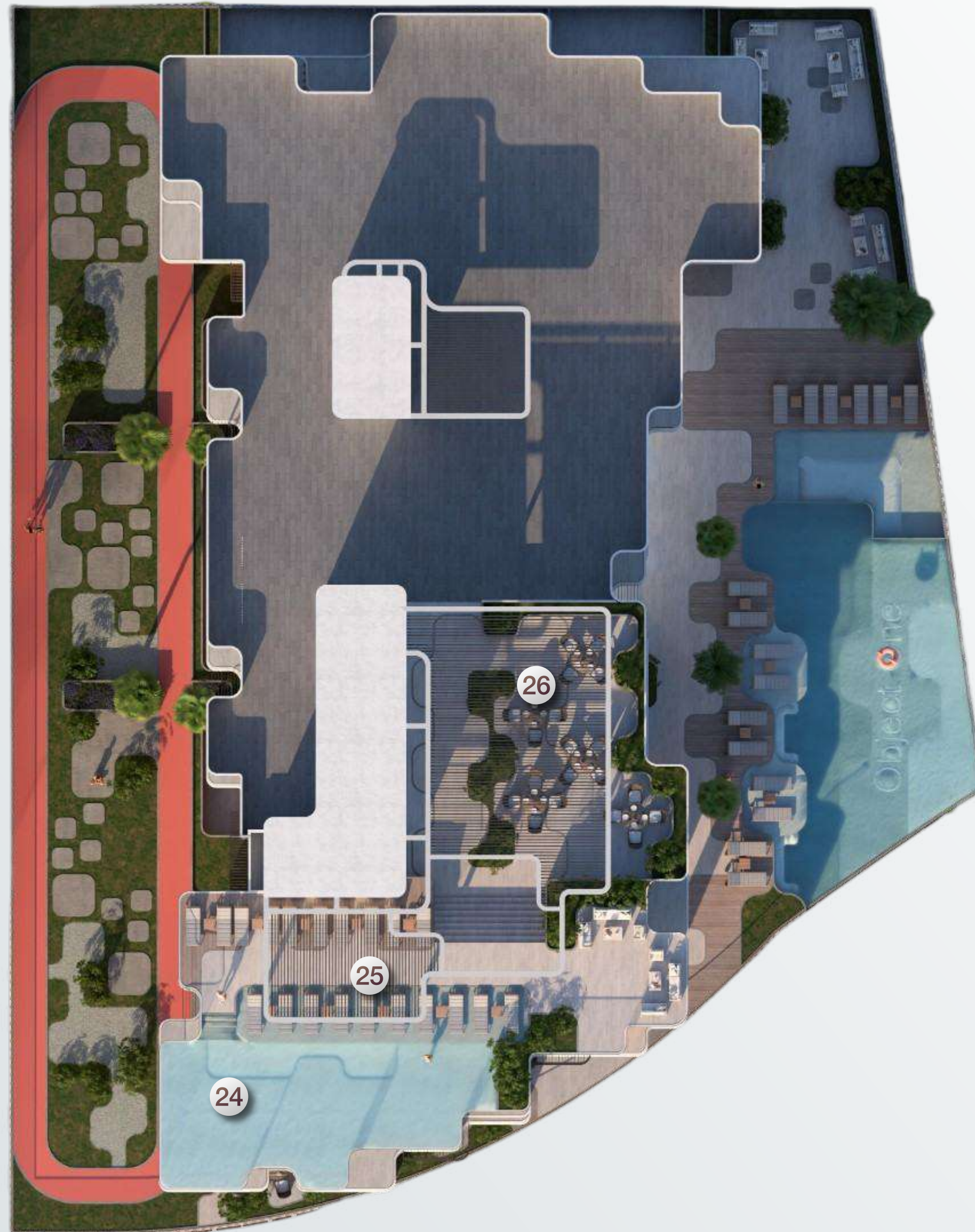
- 1 MAIN ENTRANCE
- 2 MAIN LOBBY
- 3 LIFT LOBBY
- 4 DISABLED PARKING
- 5 BICYCLE PARKING





PODIUM FLOOR

- 6 INFINITY POOL
- 7 SUN LOUNGER
- 8 KIDS POOL
- 9 OUTDOOR LOUNGE
- 10 CLUBHOUSE
- 11 KIDS PLAY AREA
- 12 GYM
- 13 OUTDOOR CROSSFIT
- 14 SAUNA
- 15 STEAM
- 16 BBQ AREA
- 17 TABLE GAMES AREA
- 18 OUTDOOR KIDS PLAY AREA
- 19 CINEMA
- 20 JOGGING TRACK
- 21 YOGA/ MEDITATION AREA
- 22 GENTS WASHROOM, CHANGING & SHOWERS
- 23 LADIES WASHROOM, CHANGING & SHOWERS



ROOF DECK AMENITIES

- 24 SKY INFINITY POOL
- 25 SKY POOL DECK WITH SUN LOUNGERS
- 26 SKY LEISURE DECK

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APARTMENTS | STUDIO





APARTMENTS | 1 BEDROOM

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APARTMENTS | 1 BEDROOM

